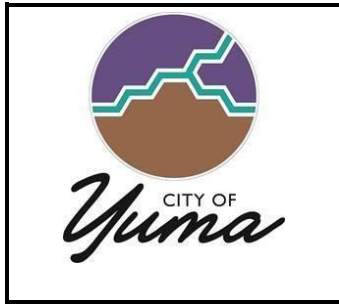


Notice of Public Hearing of the Planning & Zoning Commission of the City of Yuma

Pursuant to A.R.S. § 38-431.02, notice is hereby given to the members of the Planning & Zoning Commission of the City of Yuma and to the general public that the Planning & Zoning Commission will hold a hearing open to the public on Monday, February 27, 2023, at 4:30 p.m. at the City Hall Council Chambers, One City Plaza, Yuma, AZ.



Agenda Summary

**Planning and Zoning Commission Meeting
City Hall Council Chambers
One City Plaza Yuma, AZ
Monday, February 27, 2023, 4:30 p.m.**

- A. CALL TO ORDER **4:30 PM Chairman Chris Hamel, Vice-Chairman Lorraine Arney and Commissioners Joshua Scott, Edgar Olvera and Ashlie Pendleton, were present. Commissioners Branden Freeman and John Mahon were absent.**
- B. CONSENT CALENDAR – All items listed under the consent calendar will be approved by one motion. There will be no separate discussion of these items unless the Commission or a member of the audience wishes to speak about an item.
- B.1 APPROVAL OF MINUTES –
February 13, 2023
- B.2 WITHDRAWALS BY APPLICANT – NONE
- B.3 TIME EXTENSIONS – NONE
- B.4 CONTINUANCES – NONE
- B.5 APPROVALS – NONE
- Motion by Arney, second by Scott to APPROVE the Consent Calendar as presented. Motion carried unanimously, (5-0) with two absent.**
- C. ACTION ITEMS –
- C.1 **SUBD-40583-2022:** *This is a request by Core Engineering Group, PLLC, on behalf of Butler Estates, LLC, for approval of the preliminary plat for the Butler Estates Subdivision. This subdivision contains approximately 12.59 acres and is proposed to be divided into 52 residential lots, ranging in size from approximately 5,326 sq. ft. to 10,952 sq. ft., for the property located at the northwest corner of E. 37th Street and S. Avenue 10E, Yuma, AZ.* **Motion by Scott, second by Arney to APPROVE SUBD-40583-2022 as presented. Motion carried unanimously, (5-0) with two absent**
- C.2 **SUBD-40846-2022:** *This is a request by Colvin Engineering, Inc., on behalf of Hardknocks LLLP, for approval of the preliminary plat for the Desert Ridge Townhomes Subdivision. This subdivision will contain approximately 6 acres, and is proposed to be divided into 42 residential lots, ranging in size from 2,900 square feet to 4,400 square feet. The property is located at the southeast corner of Avenue 7½E and 24th Street, Yuma, AZ.* **Motion by Scott, second by Pendleton to APPROVE SUBD-40856-2022 as presented. Motion carried unanimously, (5-0) with two absent**
- D. PUBLIC HEARINGS –
- D.1 **ZONE-40939-2022:** *This is a request by Dahl, Robins & Associates, Inc., on behalf of Yumas Desert Oasis Development, LLC, to rezone approximately 3 acres from the Agriculture (AG) District to the High Density Residential (R-3) District, for the property located at the northwest corner of 36th Street and Avenue 7½E, Yuma, AZ.* **Motion by Arney, second by Olvera to APPROVE ZONE-40939-2022 as presented. Motion carried unanimously, (5-0) with two absent**

E. EXECUTIVE SESSION – NONE

F. INFORMATION ITEMS

F.1 STAFF

F.2 COMMISSION

F.3 PUBLIC – Members of the public may address the Planning and Zoning Commission on matters that are not listed on the Commission agenda. The Planning & Zoning Commission cannot discuss or take legal action on any matter raised unless it is properly noticed for discussion and legal action. At the conclusion of the call to the public, individual members of the Commission may respond to criticism made by those who have addressed the Commission, may ask staff to review a matter or may ask that a matter be placed on a future agenda. All Planning & Zoning Commission meetings are recorded.

ADJOURN 5:09 PM

In accordance with the Americans with Disabilities Act (ADA) and Section 504 of the Rehabilitation Act of 1973, the City of Yuma does not discriminate on the basis of disability in the admission of or access to, or treatment or employment in, its programs, activities, or services. For information regarding rights and provisions of the ADA or Section 504, or to request reasonable accommodations for participation in City programs, activities, or services contact: ADA/Section 504 Coordinator, City of Yuma Human Resources Division, One City Plaza, Yuma, AZ 85364; (928) 373-5125 or TTY (928) 373-5149.

Notice is hereby given, pursuant to the Yuma City Code, Title 15, Chapter 154, Section 02.01, that one or more members of the Planning and Zoning Commission may participate in person or by telephonic, video or internet conferencing. Voting procedures will remain as required by the Yuma City Charter and other applicable laws.

The Commission may vote to hold an executive session for the purpose of obtaining legal advice from the Commission's attorney on any matter listed on the agenda pursuant to A.R.S. § 38-431.03(A)(3).

